

130.A

0004

0303.0

Map

Block

Lot

1 of 1

Condominium

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

269,800 / 269,800

USE VALUE:

269,800 / 269,800

ASSESSED:

269,800 / 269,800



## PROPERTY LOCATION

No	Alt No	Direction/Street/City
125		PLEASANT ST, ARLINGTON

## OWNERSHIP

Unit #: 303

Owner 1: STORLAZZI EDMUND/TRUSTEE

Owner 2: 303 125 PLEASANT REAL ESTATE

Owner 3: TRUST

Street 1: PO BOX 1522

Street 2:

Twn/City: CONCORD

St/Prov: MA Cntry: Own Occ: N

Postal: 01742 Type:

## PREVIOUS OWNER

Owner 1: CHUNG TIFFANY Y -

Owner 2: -

Street 1: 125 PLEASANT ST #303

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02476

## NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Garden Building built about 1948, having primarily Brick Exterior and 533 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 2 Rooms, and 1 Bdrm.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R6	APTS LOW		water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0		Sq. Ft.	Site		0	0.	0.00	6036																

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	269,800			269,800		
							130977
							GIS Ref
							GIS Ref
							Insp Date
							10/12/17

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	102	FV	262,100	0	.	.	262,100	262,100	Year End Roll	12/18/2019
2019	102	FV	259,100	0	.	.	259,100	259,100	Year End Roll	1/3/2019
2018	102	FV	214,400	0	.	.	214,400	214,400	Year End Roll	12/20/2017
2017	102	FV	199,400	0	.	.	199,400	199,400	Year End Roll	1/3/2017
2016	102	FV	199,400	0	.	.	199,400	199,400	Year End	1/4/2016
2015	102	FV	176,200	0	.	.	176,200	176,200	Year End Roll	12/11/2014
2014	102	FV	155,900	0	.	.	155,900	155,900	Year End Roll	12/16/2013
2013	102	FV	155,900	0	.	.	155,900	155,900		12/13/2012

Parcel ID 130.A-0004-0303.0

!10211!

## PRINT

Date 12/11/20 Time 00:32:38

## LAST REV

Date 09/25/18 Time 12:08:33

mmcmakin

10211

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

## SALES INFORMATION

TAX DISTRICT		PAT ACCT.							
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
CHUNG TIFFANY Y	64092-499		8/18/2014		190,000	No	No		
BURKE DANIEL J.	57196-379		7/26/2011		155,000	No	No		
BURKE PATRICIA	33287-263		7/20/2001	Family		1	No	No	
	14686-458		8/1/1982		38,000	No	No	Y	

## BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

## ACTIVITY INFORMATION

Date	Result	By	Name
9/25/2018	Mail Update	MM	Mary M
10/12/2017	Measured	DGM	D Mann
3/22/2012	Inspected	BR	B Rossignol
10/26/2011	MLS	EMK	Ellen K
5/6/2000		197	PATRIOT

Sign: VERIFICATION OF VISIT NOT DATA

/ / /

Total AC/HA: 0.00000

Total SF/SM: 0

Parcel LUC: 102 Condo

Prime NB Desc: CONDO

Total:

Spl Credit

Total:

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021

**EXTERIOR INFORMATION**

Type:	7 - Condo Garden	
Sty Ht:	1 - 1 Story	
(Liv) Units:	1	Total: 1
Foundation:	3 - BrickorStone	
Frame:	2 - Steel	
Prime Wall:	7 - Brick	
Sec Wall:		%
Roof Struct:	4 - Flat	
Roof Cover:	11 - Membrane	
Color:	BRICK	
View / Desir:	N - NONE	

**BATH FEATURES**

Full Bath:	1	Rating: Average	643-8976, Building Number 1.
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth:		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

**SKETCH****RESIDENTIAL GRID**

1st Res Grid	Desc: Line 1	# Units: 1
Level	FY LR DR D K FR RR BR FB HB L O	
Other		
Upper		
Lvl 2		
Lvl 1		
Lower		
Totals	RMS: 2	BRs: 1
	Baths: 1	HB

**GENERAL INFORMATION**

Grade:	C - Average
Year Blt:	1948
Eff Yr Blt:	
Alt LUC:	
Alt %:	
Jurisdct:	
Fact:	.
Const Mod:	
Lump Sum Adj:	

**INTERIOR INFORMATION**

Avg Ht/FL:	STD
Prim Int Wall:	2 - Plaster
Sec Int Wall:	
Partition:	T - Typical
Prim Floors:	4 - Carpet
Sec Floors:	
Bsmnt Flr:	
Subfloor:	
Bsmnt Gar:	
Electric:	3 - Typical
Insulation:	2 - Typical
Int vs Ext:	S
Heat Fuel:	1 - Oil
Heat Type:	3 - Forced H/W
# Heat Sys:	1
% Heated:	100
% AC:	
Solar HW:	NO
Central Vac:	NO
% Com Wall	% Sprinkled:

**MOBILE HOME**

Make:		Model:		Serial #:		Year:		Color:	
<b>PARCEL ID</b> 130.A-0004-0303.0									

**SPEC FEATURES/YARD ITEMS**

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value
More: N	Total Yard Items:				Total Special Features:				Total:								

**COMMENTS**


**OTHER FEATURES**

Kits:	1	Rating: Average
A Kits:		Rating:
Frl:		Rating:
WSFlue:		Rating:

**CONDO INFORMATION**

Location:	
Total Units:	

**REMODELING**

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

**RES BREAKDOWN**

No Unit	RMS	BRS	FL
1	2	1	0
Totals			
1	2	1	

**DEPRECIATION**

Phys Cond:	AV - Average	30. %
Functional:		
Economic:		
Special:		
Override:		

**CALC SUMMARY**

Basic \$ / SQ:	320.00
Size Adj.:	1.62570357
Const Adj.:	1.06007576
Adj \$ / SQ:	551.478
Other Features:	30000
Grade Factor:	1.00
NBHD Inf:	1.20000005
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	388725
Depreciation:	118950
Depreciated Total:	269775

**COMPARABLE SALES**

Rate	Parcel ID	Typ	Date	Sale Price

**SKETCH**


**SUB AREA**

Code	Description	Area - SQ	Rate - AV	Undpr Value
GLA	Gross Liv Ar	533	551.480	293,938

Net Sketched Area:	533	Total:	293,938
Size Ad	533	Gross Are	533
		FinArea	533

**IMAGE**

**AssessPro Patriot Properties, Inc**